日休日父香港交易所

Monthly Return of Equity Issuer on Movements in Securities

For the month ended (dd/mm/yyyy) : <u>31/3/2021</u>

To : Hong Kong Exchanges and Clearing Limited

| Name of Issuer | Wing Lee Property Investments Limited (Incorporated in Bermuda with limited liability) | | | |
|----------------|---|--|--|--|
| Date Submitted | 8 April 2021 | | | |

I. Movements in Authorised Share Capital

1. Ordinary Shares

| (1) Stock code : <u>864</u> Descrip | otion : | Ordinary S | Shares |
|--|--------------------------------------|----------------------------|--|
| | No. of ordinary shares | Par value <i>(HK\$)</i> | Authorised share capital <i>(HK\$)</i> |
| Balance at close of preceding month | 1,000,000,000 | 0.01 | 10,000,000.00 |
| Increase/(decrease) | Nil | _ | Nil |
| Balance at close of the month | 1,000,000,000 | 0.01 | 10,000,000.00 |
| | | | |
| (2) Stock code : <u>N/A</u> Descrip | otion : | N/A | |
| (2) Stock code : <u>N/A</u> Descrip | otion : No. of ordinary shares | Par value <i>(State</i> | |
| (2) Stock code : <u>N/A</u> Descrip Balance at close of preceding month | No. of ordinary shares | Par value (State | Authorised share capital |
| | No. of ordinary shares | Par value (State | Authorised share capital |

2. Preference Shares

| Stock code : | N/A Description : | | tion : | N/A | λ |
|--------------------|-------------------|----------|--------------------------------|----------------------------------|---|
| | | | No. of preference shares | Par value (State currency) | Authorised share capital (State currency) |
| Balance at close c | of precedii | ng month | | | |
| Increase/(decreas | e) | _ | | - | |
| | | | | | |
| Balance at close c | of the mor | nth _ | | | |

3. Other Classes of Shares

| Stock code : | N/A | Descript | lion : | N/A | \ |
|--------------------|------------|----------|--------------------------------------|----------------------------------|--|
| | | | No. of other classes of shares | Par value (State currency) | Authorised share capital <i>(State currency)</i> |
| Balance at close c | of precedi | ng month | | | |
| Increase/(decreas | e) | - | | | |
| Balance at close c | of the mor | nth _ | | | |

Total authorised share capital at the end of the month (*HK*\$) :

10,000,000.00

II. Movements in Issued Share Capital

| | No. of ordinary shares | | No of preference | No. of other | |
|--|------------------------|-----|------------------|-------------------|--|
| | (1) | (2) | shares | classes of shares | |
| Balance at close of preceding month | 386,175,758 | N/A | N/A | N/A | |
| Increase/ (decrease) during the month | N/A | N/A | N/A | N/A | |
| Balance at close of the month | 386,175,758 | N/A | N/A | N/A | |

III. Details of Movements in Issued Share Capital

| Share Options (und | er Share Opt | ion Schemes d | of the Issuer) | | | |
|--------------------------------|--------------|-----------------|----------------|----------------|--------------------------------|---|
| Particulars of share option | | | | | No. of new shares of issuer | No. of new shares of issuer which may be |
| scheme | | | | | issued during the | issued pursuant |
| including EGM approval date | | Movement du | ring the month | | month pursuant thereto | thereto as at close of the month |
| (dd/mm/yyyy) and | | Movement do | ing the month | | | |
| class of shares | | F | | 1 1 | | |
| issuable 1. Share Option | Granted | Exercised | Cancelled | Lapsed | | |
| Scheme | | | | | | |
| Exercise Price | | | | | | |
| of HK\$1.254 | | | | | | |
| (31/03/2015) | | N 111 | | | | 0 400 000 |
| Ordinary shares (Note 1) | NIL | NIL | NIL | NIL | NIL | 8,109,689 |
| | | | | | | |
| 2. Share Option | | | | | | |
| Scheme | | | | | | |
| Exercise Price of HK\$0.385 | | | | | | |
| (31/03/2015) | | | | | | |
| Ordinary shares | NIL | NIL | NIL | NIL | NIL | 11,971,446 |
| (Note 1) | | | | | | · · · · |
| 2 | | | | | | |
| 3. | | | | | | |
| | | | | | | |
| | | | | | | |
| (/ /) | | | | | | |
| (Note 1) | | | | | | |
| | | | Total A. (Ord | linarv shares) | N/A | |
| | | | | ence shares) | N/A | |
| | | | | (Other class) | N/A | |
| Total funds raised d | | nth from exerci | se | | | |
| of options (State cu | rrency) | | | N/A | | |

| Description of warrants (Date of expiry - dd/mm/yyyy) | Currency of nominal value | Nominal value at close of preceding month | Exercised during the month | Nominal value at close of the month | No. of new shares of issuer issued during the month pursuant thereto | No. of new shares of issuer which may be issued pursuant thereto as at close of the month |
|---|---------------------------------|--|----------------------------------|---|---|---|
| <u>1. N/A</u> | | | | | | |
| | | | | | | |
| (/ /) Stock code (if listed) Class of shares issuable (Note 1) | | | | | | |
| EGM approval date (if applicable) (dd/mm/yyyy) | (/ / |) | | | | |
| <u>2.</u> | | | | | | |
| (/ /) Stock code (if listed) Class of shares issuable (Note 1) Subscription price | | | | | | |
| EGM approval date (if applicable) (dd/mm/yyyy) 3. | (/ / |) | | | | |
| | | | | | | |
| | | | | | | |
| Subscription price EGM approval date (if applicable) (dd/mm/yyyy) | (/ / |) | | | | |
| <u>4.</u> | | | | | | |
| (/ /) Stock code (if listed) Class of shares | | | | | | |
| | | | | | | |
| Outra and a time in stars | | | | | | |
| | | Total | (Prefere | nary shares) nce shares) Other class) | N/A N/A N/A | - |

Warrants to Issue Shares of the Issuer which are to be Listed

| <u>`</u> | | | | | No. of new | No. of new |
|---|-------------|--------------------|-----------|-------------------------------|--|---|
| | Currency of | Amount at close of | Converted | | shares of issuer issued during the month pursuant | shares of issuer which may be issued pursuant thereto as at close of the |
| | amount | preceding | | Amount at close | thereto | month |
| Class and description | outstanding | month | month | of the month | | |
| <u>1. N/A</u> | _ | | | | | |
| | _ | | | | | |
| | — | | | | | |
| Stock code (if listed) | | | | | | |
| Class of shares | | | | | | |
| issuable (Note 1) | | | | | | |
| Subscription price EGM approval date | | | | | | |
| (if applicable) | | | | | | |
| (dd/mm/yyyy)) | (/ /) | | | | | |
| <u>2.</u> | _ | | | | | |
| | _ | | | | | |
| | _ | | | | | |
| <u>Stack and (if listed)</u> | | | | | | |
| Stock code (if listed) Class of shares | | | | | | |
| issuable (Note 1) | | | | | | |
| Subscription price | | | | | | |
| EGM approval date (if applicable) | | | | | | |
| (dd/mm/yyyy) | (/ /) | | | | | |
| 3. | | | | | | |
| | _ | | | | | |
| | | | | | | |
| | | | | | | |
| Stock code (if listed) | | | | | | |
| Class of shares issuable (Note 1) | | | | | | |
| Subscription price | | | | | | |
| EGM approval date | | | | | | |
| (if applicable) | | | | | | |
| (dd/mm/yyyy) 4. | (/ /) | | | | | |
| | _ | | | | | |
| | _ | | | | | |
| | _ | | | | | |
| Stock code (if listed) | | | | | | |
| Class of shares | | | | | | |
| issuable (Note 1) Subscription price | | | | | | |
| EGM approval date | | | | | | |
| (if applicable) | | | | | | |
| (dd/mm/yyyy) | (/ /) | | | | N1/A | |
| | | | | inary shares) ence shares) | N/A N/A | |
| | | | | (Other class) | N/A | |
| | | | | . / | | _ |

Convertibles (i.e. Convertible into Shares of the Issuer which are to be Listed)

| Any other Agreements or Arrangements to Issue Shares of the Issue | er which are to be Liste | ed, including |
|---|---|---|
| Options (other than under Share Option Schemes) | | |
| Full particulars including EGM approval date (dd/mm/yyyy), if applicable, and class of shares issuable: | No. of new shares of issuer issued during the month pursuant thereto | No. of new shares of issuer which may be issued pursuant thereto as at close of the month |
| 1. N/A | | |
| | | |
| | | |
| | | |
| shares (Note 1) | | |
| | | |
| 2. | | |
| Z | • | |
| | 4 | |
| | - | |
| | 4 | |
| shares (Note 1) | | |
| | | |
| 3 | | |
| | | |
| | | |
| | | |
| shares (Note 1) | | |
| | | |
| Total D. (Ordinary shares) | N/A | |
| (Preference shares) | | |
| (Other class) | N/A | |
| | N//\ | |

| Oth | her Movements ir | n Issued Sha | are Capital | | | | No. of new | No. of new |
|-----|------------------|--------------|----------------------|--|-------|---|---|---|
| | T | | | | | | shares of issuer issued during the month pursuant thereto | shares of issuer which may be issued pursuant thereto as at close of the month |
| | Type of Issue | | | | | | | |
| | | | | Class of shares issuable <i>(Note 1)</i> | | | | |
| 1. | Rights issue | At price : | State currency —— | Issue and allotment date : (dd/mm/yyyy) | (/ / |) | | |
| | | | | EGM approval date: (dd/mm/yyyy) | (/ / |) | N/A | N/A |
| | | | | | | | 11/74 | |
| | | | | Class of shares issuable (Note 1) | | | | |
| 2. | Open offer | At price : | State currency —— | Issue and allotment — date : (dd/mm/yyyy) | (/ / |) | | |
| | | | | EGM approval date: (dd/mm/yyyy) | (/ / |) | | |
| | | | | | | | N/A | <u>N/A</u> |
| | | | | Class of shares issuable (Note 1) | | | | |
| 3. | Placing | At price : | State currency —— | Issue and allotment — date : (dd/mm/yyyy) | (/ / |) | | |
| | | | | EGM approval date: (dd/mm/yyyy) | (/ / |) | | |
| | | | | | | | N/A | N/A |
| | | | | Class of shares issuable (Note 1) | | | | |
| 4. | Bonus issue | | | Issue and allotment date : (dd/mm/yyyy) | (/ / |) | | |
| | | | | EGM approval date: (dd/mm/yyyy) | (/ / |) | | |
| | | | | (33,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,, | | | N/A | N/A |
| | | | | Class of shares issuable (Note 1) | | | | |
| 5. | Scrip dividend | At price : | State currency —— | Issue and allotment date : (dd/mm/yyyy) | (/ / |) | | |
| | | | 50 | EGM approval date: (dd/mm/yyyy) | (/ / |) | | |
| | | | | | | | N/A | N/A |
| | | | | | | | | |
| L | | | | | | | | |

| | | | | | | No. of new shares of issuer issued during the month pursuant thereto | No. of new shares of issuer which may be issued pursuant thereto as at close of the month |
|----|--------------------------------------|-----------------------|--|------------------------------------|-------|---|---|
| | Type of Issue | | | | | | |
| | | | Class of shares repurchased (Note 1) | | | | |
| 6. | Repurchase of shares | | Cancellation date : (dd/mm/yyyy) | (/ / |) | | |
| | | | EGM approval date: (dd/mm/yyyy) | (/ / |) | N/A | N/A |
| | | | Class of shares redeemed (Note 1) | | | | |
| 7. | Redemption of shares | | Redemption date : (dd/mm/yyyy) | (/ / |) | | |
| | | | EGM approval date: (dd/mm/yyyy) | (/ / |) | N/A | N/A |
| | | | Class of shares issuable (Note 1) | | | | |
| 8. | Consideration At price : issue | State currency ——— | lssue and allotment date : (dd/mm/yyyy) | (/ / |) | | |
| | | | EGM approval date: (dd/mm/yyyy) | (/ / |) | N1/A | N1/A |
| | | | | | | N/A | N/A |
| | | | Class of shares issuable (Note 1) | | | | |
| 9. | Capital reorganisation | | lssue and allotment date : (dd/mm/yyyy) | (/ / |) | | |
| | | | EGM approval date: (dd/mm/yyyy) | (/ / |) | N/A | N/A |
| | | | | | | | |
| | | | Class of shares issuable (Note 1) | | | | |
| 10 | Other (Please specify) At price : | State currency ——— | lssue and allotment date : (dd/mm/yyyy) | (/ / |) | | |
| | | | EGM approval date: (dd/mm/yyyy) | (/ / |) | N/A | N/A |
| | | | | dinary sh erence sh (Other o | nares | s) N/A | - - - |

| Total increase / (decrease) in ordinary shares during the month (i.e. Total of A to E): (1) | N/A |
|---|--------------|
| (2) | N/A |
| Total increase / (decrease) in preference shares during the month (i.e. Total of A to E): | N/A |
| Total increase / (decrease) in other classes of shares during the month (i.e. Total of A to E): | N/A |
| (These figures should be the same as the relevant figures under II above ("Movements in Capital").) | Issued Share |

IV. Confirmations

We hereby confirm to the best knowledge, information and belief that, in relation to each of the securities issued by the issuer during the month as set out in Part III which has not been previously disclosed in a return published under rule 13.25A, it has been duly authorized by the board of directors of the listed issuer and, insofar as applicable:

(Note 2)

- (i) all money due to the listed issuer in respect of the issue of securities has been received by it;
- (ii) all pre-conditions for listing imposed by the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited under "Qualifications of listing" have been fulfilled;
- (iii) all (if any) conditions contained in the formal letter granting listing of and permission to deal in the securities have been fulfilled;
- (iv) all the securities of each class are in all respects identical (Note 3);
- (v) all documents required by the Companies (Winding Up and Miscellaneous Provisions) Ordinance to be filed with the Registrar of Companies have been duly filed and that compliance has been made with other legal requirements;
- (vi) all the definitive documents of title have been delivered/are ready to be delivered/are being prepared and will be delivered in accordance with the terms of issue;
- (vii) completion has taken place of the purchase by the issuer of all property shown in the listing document to have been purchased or agreed to be purchased by it and the purchase consideration for all such property has been duly satisfied; and
- (viii) the trust deed/deed poll relating to the debenture, loan stock, notes or bonds has been completed and executed, and particulars thereof, if so required by law, have been filed with the Registrar of Companies.

| Remarks | (if | any): |
|---------|-----|-------|
|---------|-----|-------|

| Submitted by: Ng Ho Yin Owen |
|--|
| Title: Company Secretary |
| (Director, Secretary or other duly authorised officer) |
| |
| |
| Notes : |
| 1. State the class of shares (e.g. ordinary, preference or other). |
| |

- 2. Items (i) to (viii) are suggested forms of confirmation which may be amended to meet individual cases. Where the issuer has already made the relevant confirmations in a return published under rule 13.25A in relation to the securities issued, no further confirmation is required to be made in this return.
- 3. *"Identical" means in this context:*
 - the securities are of the same nominal value with the same amount called up or paid up;
 - they are entitled to dividend/interest at the same rate and for the same period, so that at the next ensuing distribution, the dividend/interest payable per unit will amount to exactly the same sum (gross and net); and
 - (gross and net); and
 they carry the same rights as to unrestricted transfer, attendance and voting at meetings and rank pari passu in all other respects.
- 4. If there is insufficient space, please append the prescribed continuation sheet.